

COPPER COVE ADDITION

A SUBDIVISION OF A PART OF THE N.E. 1/4, SECTION 3, T 13 N, R 3 W, I.M.
EDMOND, OKLAHOMA COUNTY, OKLAHOMA
AN APPROVED PLANNED UNIT DEVELOPMENT

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That, Copper Lake Developers, Inc. an Oklahoma Corporation hereby certifies that it is the owner of and the only person or corporation, who has any right, title or interest in and to the land shown on the said annexed plat of Copper Cove Addition to the City of Edmond, Oklahoma. That it has caused the same to be surveyed and platted into lots, blocks, streets and easements as shown on said annexed plat, which said annexed plat represents a correct survey of all property included therein under the name of Copper Cove Addition. Further certify that it is the owner of and the only person, firm or corporation who has any right, title or interest to the land included in the above mentioned plat and it hereby dedicates all the streets and easements as shown on said annexed plat to the use of the public for public highways, streets, drainage and utility easements, for its successors and assigns forever and has caused the same to be released from all encumbrances so that the title is clear, except as shown in the bonded abstractor's certificate.

In witness whereof the undersigned, has caused this instrument to be executed this 19th day of December, 1985.

COPPER LAKE DEVELOPERS, INC.

By: Kelly Rose
Kelly Rose, President

Suzanne Rose
Suzanne Rose, Secretary/Treasurer

STATE OF OKLAHOMA, COUNTY OF OKLAHOMA: SS
On this 19th day of December, A.D. 1985, before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Kelly Rose to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its President, and acknowledged to me that he executed the same as his free and voluntary act and deed, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.
My commission expires June 26, 1989 James William
Notary Public

BONDED ABSTRACTOR'S CERTIFICATE

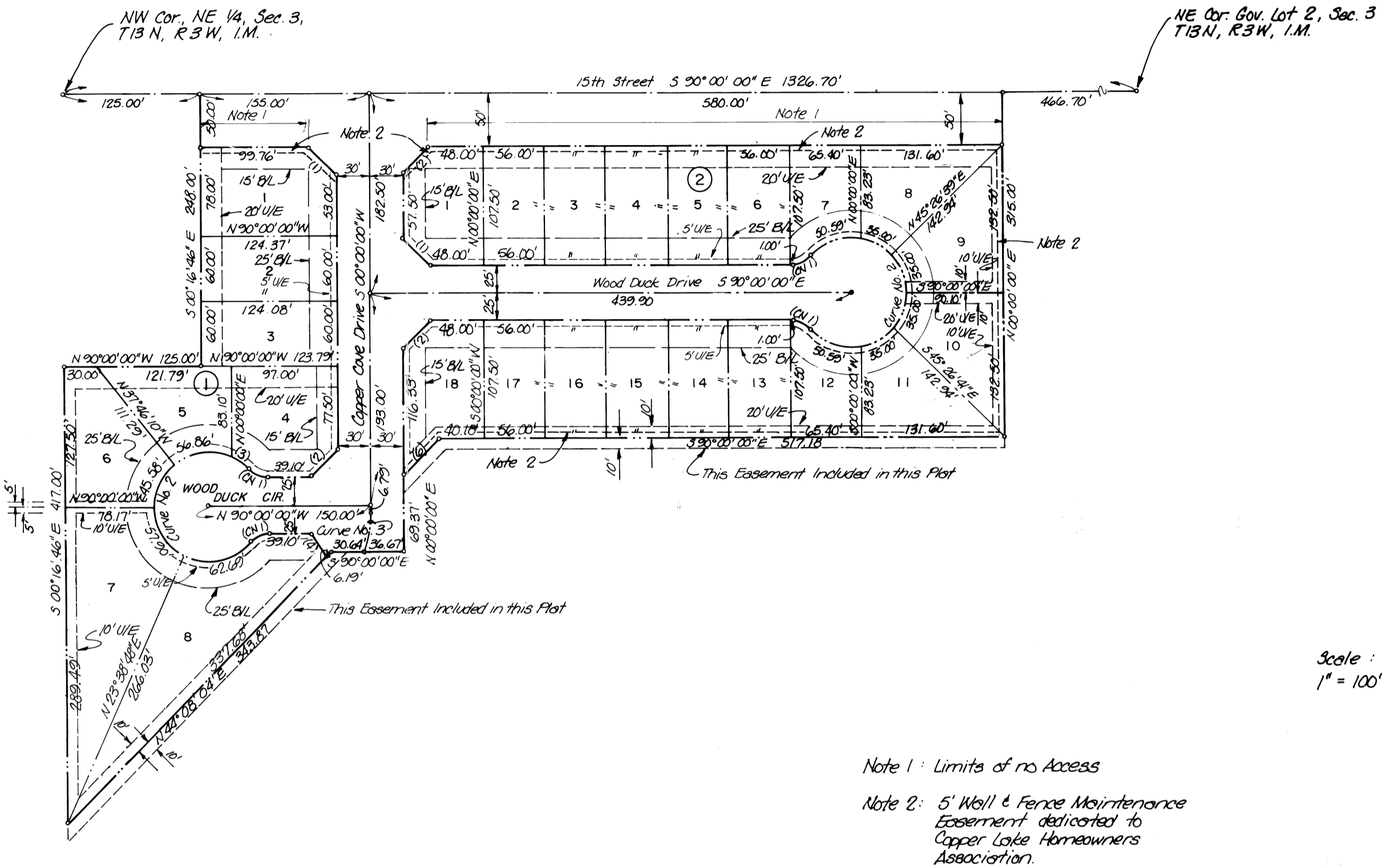
The undersigned, a duly qualified and lawfully bonded abstractor of titles in and for Oklahoma County and State of Oklahoma hereby certifies that the records of said county show that the title to the land shown on the annexed plat of Copper Cove Addition to the City of Edmond, Oklahoma, is vested in Copper Lake Developers, Inc. an Oklahoma Corporation, and that on the 20th day of JANUARY, 1986, there are no actions pending or judgments of any nature in any court or on file with the clerk of any court in said county and state against said land or the owner(s) thereof, that the taxes are paid for the year and prior years, that there are no outstanding tax certificates against said land and no tax deeds are issued to any person, that there are no liens or other encumbrances of any kind against the land included in the annexed plat except LIENS, JUDGMENTS, easements, mortgages and mineral conveyances of record.
In witness whereof, said bonded abstractor has caused this instrument to be executed this 20th day of JANUARY, 1986.

ATTEST:
Charlotte Cron By: Wick Barnhart
VICE PRESIDENT

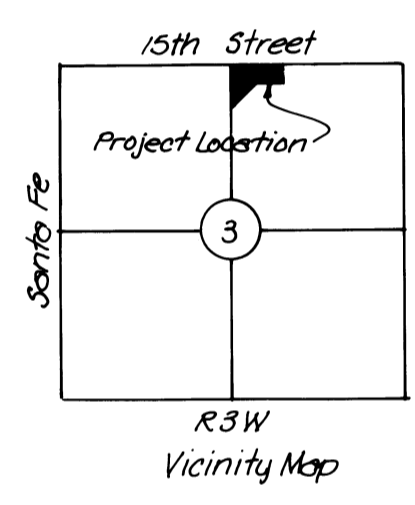
STATE OF OKLAHOMA, COUNTY OF OKLAHOMA: SS
On this 20th day of JANUARY, A.D. 1986, before me the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared KATHY BARNHART to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its VICE PRESIDENT and acknowledged to me that he executed the same as his free and voluntary act and deed, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.
My commission expires 1-22-87 Susan Lawrence
Notary Public

COUNTY TREASURER'S CERTIFICATE

I, Clara J. Johnson do hereby certify that I am duly qualified and acting County Treasurer of Oklahoma County, Oklahoma, that the tax records of said county show that all taxes for the year 1985 and prior years are paid on said land shown on the annexed plat of Copper Cove Addition to the City of Edmond, Oklahoma, that the required statutory security has been deposited in the office of County Treasurer guaranteeing the current year's taxes.
In witness whereof: Said County Treasurer has caused this instrument to be executed this 30 day of JANUARY, 1986.



Scale: 1" = 100'



| CURVE DATA | | | | | |
|------------|---------|--------------|---------|---------|--------|
| Curve | Radius | Delta | Length | Tangent | Chord |
| 1 | 25.00' | 48° 11' 23" | 21.03' | 11.18' | 20.41' |
| 2 | 50.00' | 276° 22' 46" | 241.19' | - | - |
| 3 | 100.00' | 21° 02' 35" | 36.73' | 18.57' | 36.52' |

| LOT LINE DATA | | | |
|---------------|------------------------|------------------|--------|
| No. | Distance or Arc Length | Bearing or Delta | Radius |
| 1 | 35.36' | S45°00'00"E | |
| 2 | 35.36' | N45°00'00"E | |
| 3 | 18.15' | 204°08'08" | 50.00' |
| 4 | 25.67' | S31°09'24"E | |
| 5 | Not Used | | |
| 6 | 47.13' | N44°08'08"E | |

- Legend**
- Property or Street Right-of-Way Line
 - Lot Line
 - Street Centerline
 - Building Set-Back Line (B/L)
 - Drainage & Utility Easement (U/E)
 - Block Number
 - Lot Number

CERTIFICATE OF CITY CLERK

I, PATSY SANDEFUR City Clerk of the City of Edmond, Oklahoma, hereby certify that I have examined the records of said City and find that all deferred payments on unamortized installments upon special assessments have been paid in full and that there are no special assessment procedures now pending against the land shown on the annexed plat of Copper Cove Addition to the City of Edmond, Oklahoma.

Signed by the City Clerk on this 2nd day of DECEMBER, 1985.

Patsy Sandefur
City Clerk

CITY PLANNING COMMISSION APPROVAL

I, MARGARET WELLS of the City Planning Commission of the City of Edmond, Oklahoma; hereby certify that the said Planning Commission duly approved the final record plat of Copper Cove Addition to the City of Edmond, Oklahoma at a meeting on the 26th day of NOVEMBER, 1985.

Signature: Margaret Wells
Chairman

ACCEPTANCE OF DEDICATION BY CITY COUNCIL

BE IT HEREBY RESOLVED by the Council of the City of Edmond, Oklahoma, that the plat of Copper Cove Addition to the City of Edmond is hereby approved and the dedications shown hereon are hereby approved and accepted.

ADOPTED by the Council of the City of Edmond, Oklahoma, this 2nd day of DEC, 1985.

ADOPTED by the Mayor of the City of Edmond, Oklahoma, this 2nd day of DECEMBER, 1985.

ATTEST:
Patsy Sandefur City Clerk
Carl Spiekerman Mayor

SURVEYOR'S CERTIFICATE

I, DAVID W. McCANN do hereby certify that I am by profession a land surveyor and that the annexed plat of Copper Cove Addition to the City of Edmond, Oklahoma, consisting of one sheet, correctly represents a survey made under my supervision on the 13th day of JANUARY, 1986, and that all monuments shown hereon actually exist and their positions are correctly shown.

David W. McCann
Reg. No. 11178

STATE OF OKLAHOMA, COUNTY OF OKLAHOMA: SS
On this 13th day of JAN, A.D. 1986, before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared DAVID W. McCANN to me known to be the identical person who executed the above instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth. Given under my hand and seal the day and year last above written.
My commission expires AUG. 31, 1988 Karen Vanick
Notary Public

Prepared by:
MNT Architects, Inc.
1601 E. 19th, Edmond, Ok. 73013

This reproduction meets the requirements as outlined in Senate Bill 377, Section 518, as amended.



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|--|---------------|------------------|--------------------|------------------------|----------------|------------------|
| Owners Seal COPPER LAKE DEVELOPERS, INC. | Owners Notary | Abstractors Seal | Abstractors Notary | County Treasurers Seal | Surveyors Seal | Surveyors Notary |
|--|---------------|------------------|--------------------|------------------------|----------------|------------------|